BOOK 5721 PAGE 709

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ _____

$52,892.84 + James L. Sewell
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 13th DAY OF March, 1981.

Gene Floyd
Notary Public

MY COMMISSION EXPIRES: 7/19/810

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Harold Reeves, Attorney, 640 Spence Lane, Nashville, Tennessee
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James L. & Beverly J. Sewell (NAME)	Commerce Union Bank (NAME)	162-9-B
5600 Country Drive, #311 (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 2546 (STREET ADDRESS)	Par. 115
Nashville, Tn. 37211 (CITY) (STATE) (P. O. ZIP)	Nashville, Tn. 37219 (CITY) (STATE) (ZIP)	5DU-56112

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, StephenRay Milton, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James L. Sewell and wife, Beverly J. Sewell

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

A certain condominium apartment in Davidson County, Tennessee, being Town House No. 311 in Hickory Valley Condominiums, a Horizontal property regime in Nashville, Tennessee, as shown on the 4th Revised Site Plan of Hickory Valley, Phase 3, as of record in Book 5200, page 131, said Register's Office for a more complete description.

BEING the same property conveyed to StephenRay Milton, unmarried, by deed from Randall Phillips Builders, of record in Book 5535, page 682, Register's Office for Davidson County, Tennessee..

GRANTEES hereby assume and agree to pay the mortgage held by Commerce Union Bank of record in Book 5535, page 685, said Register's Office. Escrow account to be transferred to Grantees.

THIS conveyance subject to all provisions and requirements of the Tennessee Horizontal Property Act, as set out in Sec. 642701 et seq. of the Tennessee Code Annotated and the By-Laws for the administration thereof; all restrictions, easements, etc., rights and interest in favor of other unit owners, options, burdens and assessments and undertakings, etc. contained in Master Deed of record in Book 4918, page 116, as amended in Book 4958, page 346, said Register's Office.

unimproved ( )
This is improved (XX) property, known as #311, 5600 Country Drive Nashville, Tn. 37211
(House Number) (Street) (P O Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever, and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders

Witness my hand this 13th day of March, 19 81

StephenRay Milton

STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Stephen Ray Milton

the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 13th day of March 19 81

Commission expires 7/19/81

Dene Floyd
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath / their several oaths) acknowledged (himself / themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he / they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19____

My commission expires _____

_____
Notary Public

G 3 3 3 3 5

WARRANTY DEED

FROM

Stephen Ray Milton, unmarried

TO

James L. Sewell and wife,

Beverly J. Sewell

IDENTIF. REFERENCE

MAR 16 2 42 PM '81

FELIX Z. ROSSON II REGISTER
DAVIDSON COUNTY, TENN.

File Box 24

5111 03/16 144.04 - CHECK

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF ~~BOOK~~ 5721 ~~PAGE~~ 711

FOR

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

52892.84- CO
137.54 CO TX
.50 PRFEE
6.00 WDEED
CHECK 144.04-
5111A03/16/81 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G 3 3 3 3 5

IDENTIF. REFERENCE

MAR 16 2 42 PM '81

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TENN.

No. 811815